

# Memorandum



**Date:** September 26, 2006

**To:** Honorable Chairman Joe A. Martinez  
and Members, Board of County Commissioners

Agenda Item No. 5(E)

**From:**   
George M. Burgess  
County Manager

**Subject:** MATAH SUBDIVISION

## **RECOMMENDATION**

The following plat meets concurrency and is hereby submitted for consideration by the Board of County Commissioners on September 26, 2006. The Miami-Dade County Plat Committee recommends approval and recording of the plat listed below. This plat is bounded on the north by SW 29 Street, on the east by SW 145 Avenue, on the south by SW 30 Street, and on the west by SW 147 Avenue.

## **BACKGROUND**

MATAH SUBDIVISION (T-21991)

- Located in Section 15, Township 54 South, Range 39 East
- Commission District: 11
- Zoning: RU-5 AND RU-1M(A)
- Proposed Usage: Single family residences and townhomes
- Number of parcels: 7

## **PLAT RESTRICTIONS**

- That individual wells shall not be permitted within this subdivision except for sprinkler systems, swimming pools and/or air conditioners.
- That the use of septic tanks will not be permitted within this subdivision unless approved for temporary use in accordance with County and State regulations.
- That all new electric and communication lines, except transmission lines, within this subdivision, shall be installed underground.
- That the Avenues and Court, as shown on the plat, together with all existing and future planting, trees, shrubbery and fire hydrants thereon are hereby dedicated to the perpetual use of the public for proper purposes, reserving to the dedicators, their successors or assigns, the reversion or reversions thereof whenever discontinued by law.
- That the utility easements shown by dashed lines on the plat are hereby reserved for the installation and maintenance of public utilities.

Honorable Chairman Joe A. Martinez  
and Members, Board of County Commissioners  
Page 2

**DEVELOPER'S OBLIGATION**

- Paving, sidewalks, drainage, valley gutter, guardrail and monumentation. Bonded under bond number 7651 for the amount of \$52,626.00.

If additional information is deemed necessary, please contact Mr. Raul Pino, PLS, Chairman, Miami-Dade County Plat Committee at (305) 375-2112.

  
\_\_\_\_\_  
Assistant County Manager  
\_\_\_\_\_  
Date



# MEMORANDUM

(Revised)

**TO:** Honorable Chairman Joe A. Martinez **DATE:** September 26, 2006  
and Members, Board of County Commissioners

**FROM:** Murray A. Greenberg  
County Attorney

**SUBJECT:** Agenda Item No. 5(E)

Please note any items checked.

- ☐ "4-Day Rule" ("3-Day Rule" for committees) applicable if raised
- ☐ 6 weeks required between first reading and public hearing
- ☐ 4 weeks notification to municipal officials required prior to public hearing
- ☐ Decreases revenues or increases expenditures without balancing budget
- ☐ Budget required
- ☐ Statement of fiscal impact required
- ☐ Bid waiver requiring County Manager's written recommendation
- ☐ Ordinance creating a new board requires detailed County Manager's report for public hearing
- ☐ Housekeeping item (no policy decision required)
- ☒ No committee review

Approved \_\_\_\_\_ Mayor

Agenda Item No. 5(E)

Veto \_\_\_\_\_

09-26-06

Override \_\_\_\_\_

RESOLUTION NO. \_\_\_\_\_

RESOLUTION APPROVING THE PLAT OF MATAH  
SUBDIVISION, LOCATED IN THE NORTHWEST 1/4 OF  
SECTION 15, TOWNSHIP 54 SOUTH, RANGE 39 EAST (SW  
30 STREET AND SW 147 AVENUE)

**WHEREAS**, Luxor 21 Investment Group, LLC, a Florida limited liability company, has this day presented to this Board a plat of certain lands lying in Miami-Dade County, Florida, said plat to be known as MATAH SUBDIVISION, the same being a replat of a portion of Tract 4 of "J. G. Head's Farms", according to the plat thereof, as recorded in Plat Book 46, at Page 44 of the Public Records of Miami-Dade County, Florida, lying and being in the Northwest 1/4 of Section 15, Township 54 South, Range 39 East, Miami-Dade County, Florida, and it appears that all requirements of law concerning said plat insofar as the authority of this Board is concerned have been complied with,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that said plat is hereby approved; that the dedication of the streets, alleys and other rights of way however designated or depicted on said plat is hereby accepted; that the Miami-Dade County Plat Restrictions as listed on said plat are approved and are to be enforced; that approval of the plat is not a waiver of any zoning regulations and that the requirements of the zoning existing on this land at the time this resolution is approved shall be enforced whether or not the various parcels on this plat conform to those requirements; this approval is conditioned upon the proper execution of all documents required by the County Attorney's Office.

4

The foregoing resolution was offered by Commissioner  
who moved its adoption. The motion was seconded by Commissioner  
and upon being put to a vote, the vote was as follows:

Joe A. Martinez, Chairman  
Dennis C. Moss, Vice-Chairman

Bruno A. Barreiro  
Audrey M. Edmonson  
Sally A. Heyman  
Dorrin D. Rolle  
Katy Sorenson  
Sen. Javier D. Souto


Jose "Pepe" Diaz  
Carlos A. Gimenez  
Barbara J. Jordan  
Natacha Seijas  
Rebeca Sosa

The Chairperson thereupon declared the resolution duly passed and adopted this  
26th day of September, 2006. This resolution shall become effective ten (10) days after the  
date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only  
upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

HARVEY RUVIN, CLERK

By: \_\_\_\_\_  
Deputy Clerk

Approved by County Attorney as  
to form and legal sufficiency.   
Thomas Goldstein

1-25-64

SW 147 AVENUE

SW 144 PLACE

SW 45 AVENUE

SW 144 PLACE

SW 144 AVENUE

SW 45 C

## LOCATION SKETCH

Matah Subdivision  
T-21991